FM Advanced Course

ACS, IE&FM

COL John Becker

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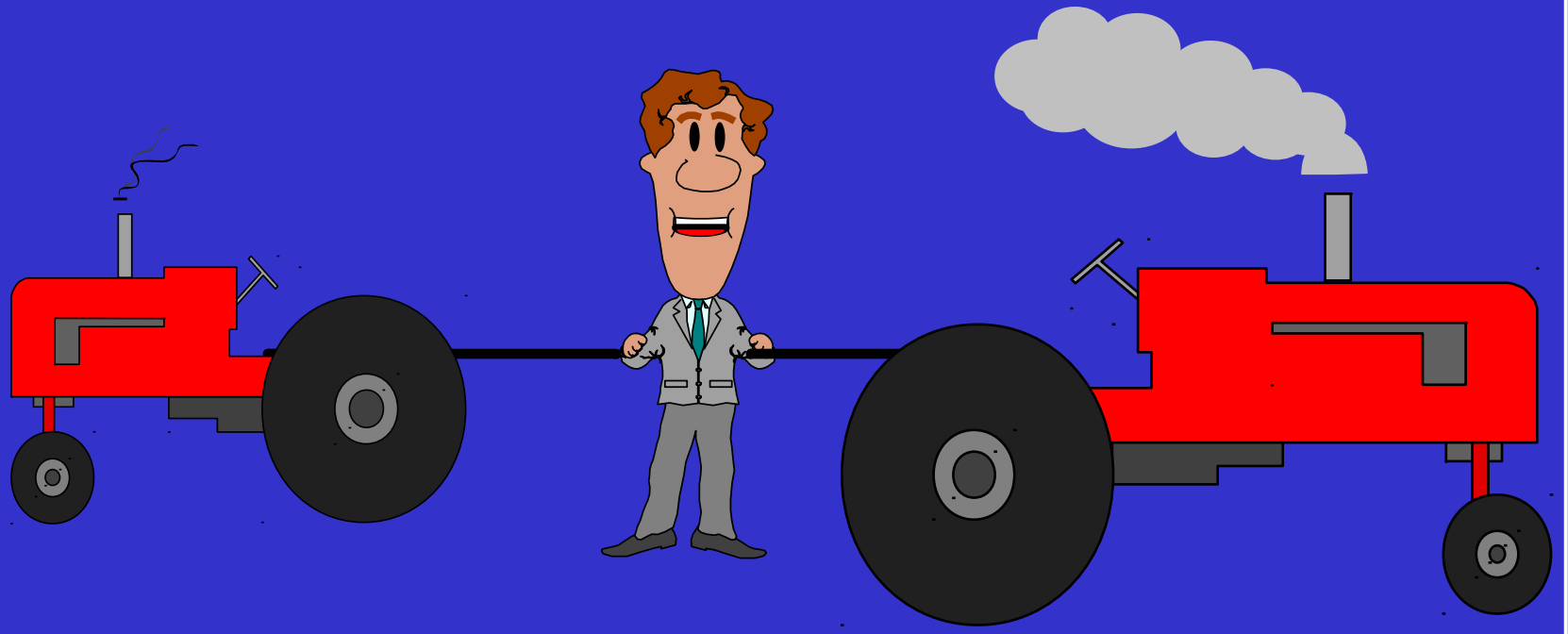
Facility Management



CONSTRAINED RESOURCES

MISSION REQUIREMENTS

Aging Army Medical Infrastructure

1980

1950

Bulk of the Inventory built between 1950 and 1980

1990
1980
1970
1960
1950
1940
1930

Heidelberg
Wurzburg
Tripler
Landstuhl
Wainwright
Belvoir
Knox
Monmouth
Benning
Yongson
Riley
Leavenworth
Meade
McClellan
Lee
Eustis
L. Wood
Hood
Rucker
Huachuca
Irwin
Jackson
Bliss
Gordon
WRAMC
West Point
Redstone
Campbell
Polk
Stewart
Carson
Lewis
S. Houston
Sill
Bragg

KEY:
- Renovation/Addition
- Original Facility Design

Target Investment Strategy

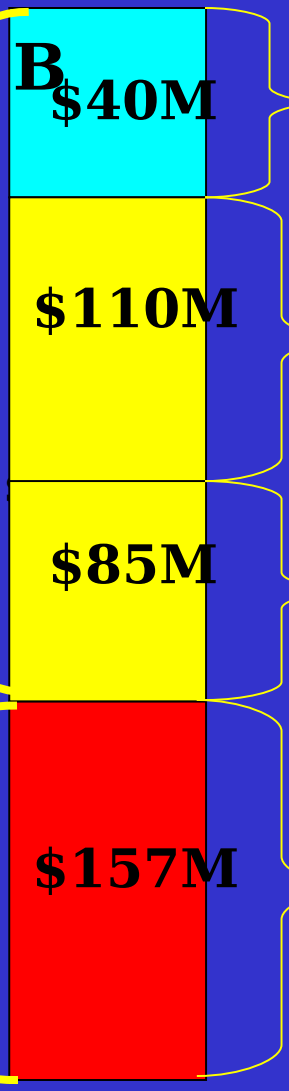
lant Replacement Value = $7.8 B

O&M (DHP)

- 3% PRV
- Sustainment (#1 Priority)
  - Preventive Maintenance
  - Major/Minor Repair
- Renewal at 25 Year Mark

MILCON

- 2% PRV
- 50 Year Cycle



Renewal

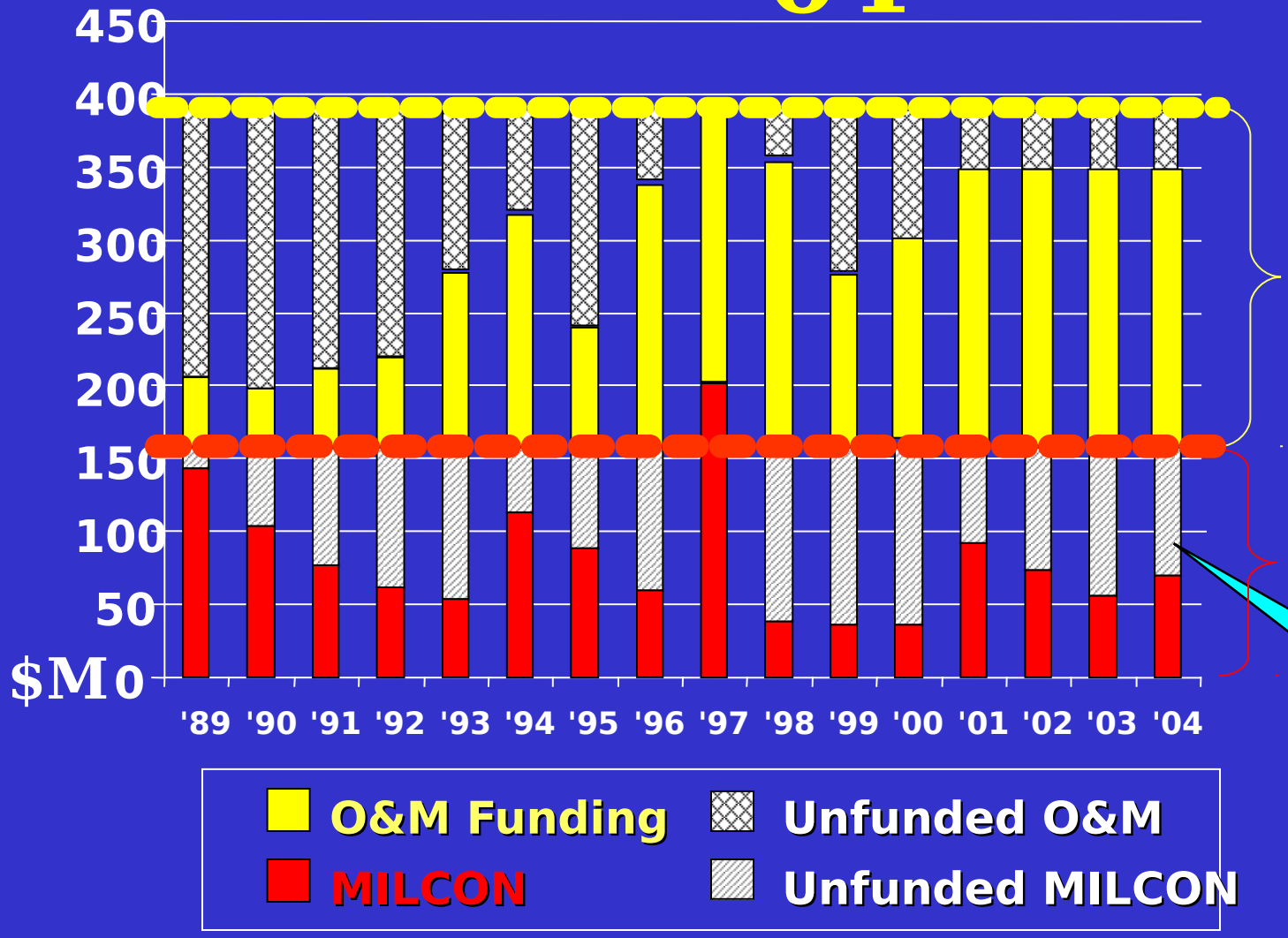
Major Repair
Minor Const

Preventive
Maintenance

Replacement

PRV=$7.81B

How Far Behind Are We? Facilities Funding FY 89 - 04

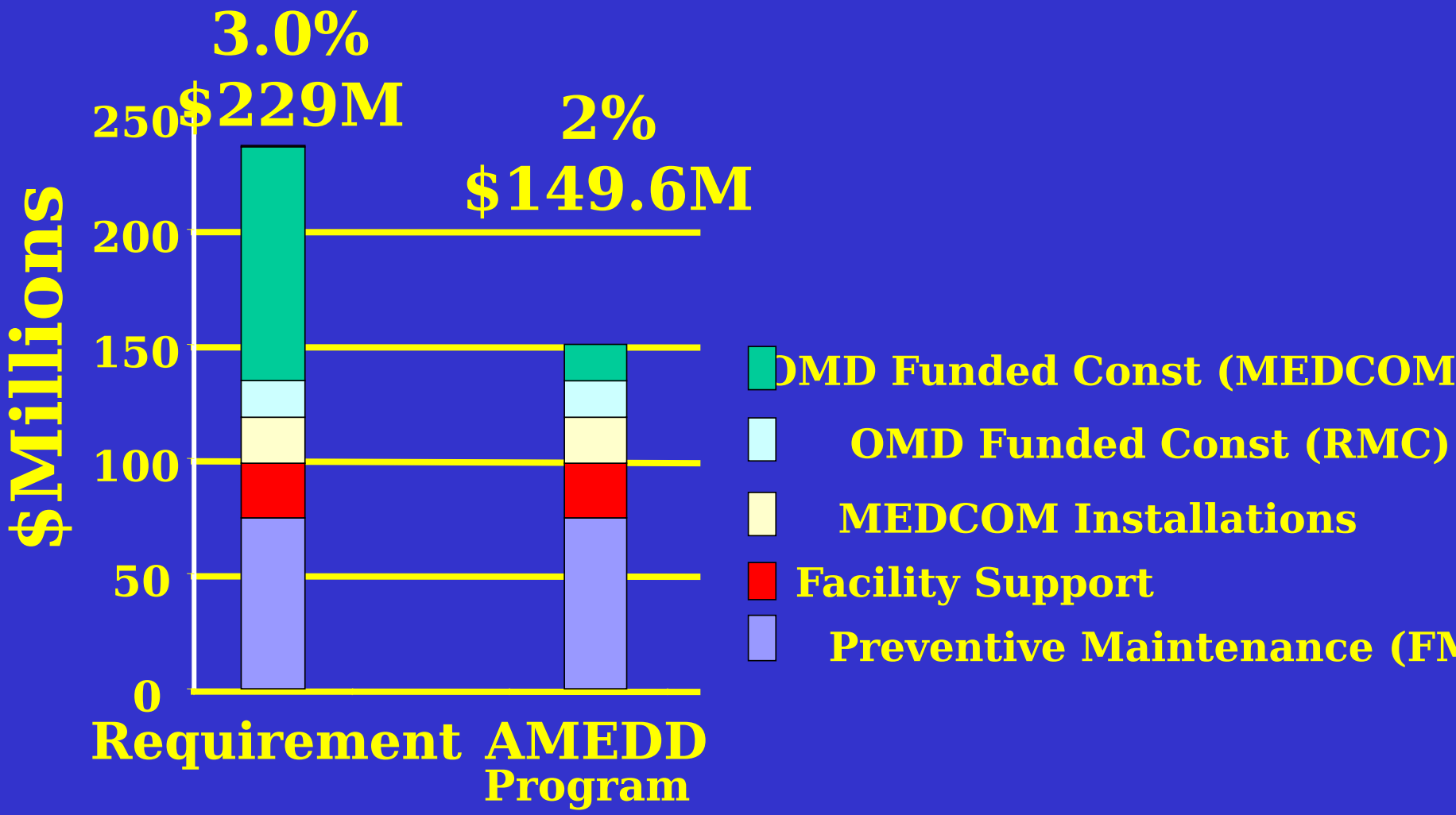


3% RPM O&M "Target"

2% MILCON "Target" 50 Year Replacement

124 Year Actual Replacement Cycle: Backlog of $ 1.6

FY ’00 RPM Funding



FY 00 Funding Level

FY 00 RPM GUIDANCE

- **HA and TSG Guidance:**
  Do Not Exceed 2% PRV RPM Ceiling
- **Major Repair $$ Distributed to RMCs/MSCs/Installations**
- **RMC/MSC Major Repair Approval Authority is Raised to $300K**
- **RPM for Fisher Houses is NAF-Funded**

POM 02-07 RPM REQUIREMENTS

	FY 02	FY 03	FY 04	FY 05	FY 06	FY 07
Funded RPM	206.6	211.3	216.7	223.8	227.8	233.5
% PRV	2.63%	2.63%	2.63%	2.63%	2.63%	2.63%
Unfunded:						
Delta to 3% PRV	14.0	14.4	14.8	15.4	15.6	16.0
Non-DHP RPM	10.4	10.6	10.8	11.1	11.3	11.6
AFIP RPM	7.0	6.3	9.6	11.4	22.9	0.6
Total	31.4	31.3	35.2	37.9	49.8	28.2

OTHER DHP PROGRAMS

- BASOPS — Program B
  - Installations
  - MTFs
- Environmental — Program E
- Transition — Program M
- Site Prep — Program M

Vision

Have a Facilities organization that is capable of knowing its facilities requirements real time, and putting the right amount of money in the right place at the right time to support the AMEDD's Mission!

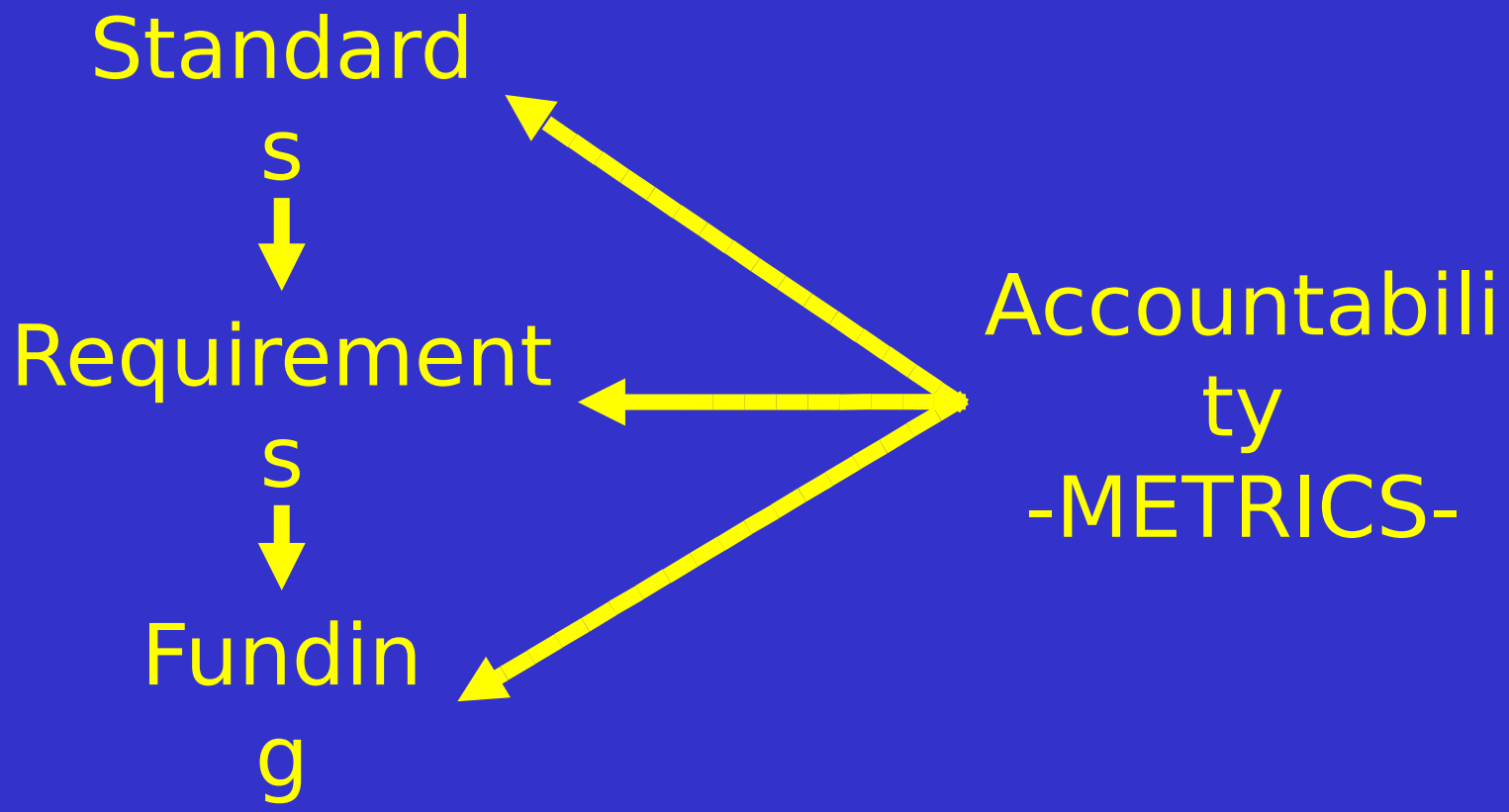
Goals

- Capability to develop, integrate, defend Program requirements real time!
- Common Benchmarks:
  - Master Planning
  - Facility Condition Indexing
  - PM Standards
- Empower RMCs/MSCs to execute their Facilities program management responsibilities
- Optimize MEDCOM, HFPA, COE support to the field.

Initiatives

- Master Planning
- Regionalization
- RMC FD Staffing
- Predictive Maintenance
- Maintenance Standards
- Accurate Facility Inventory
- DMLSS-FM Fielding
- Facility Condition Index
- Re-align MEDCOM, HFPA, COE

Becker's Philosophy



Roles & Responsibilities

- MACOM
  - Policy, Planning, Program, Budget
  - Oversight of Facilities Program
- HFPA
  - Execute Corporate Capital Investment Program
  - Technical Assistance to Sustainment
- RMC/MSC
  - Oversight of Regional Sustainment
  - Resourcing
- MTF
  - Facility Management
  - Sustainment Execution

Summary

- Preventive Maintenance Priority #1
  - Use “K” dollars wisely
- Ensure building inventory is accurate!
- Articulate major repair/renewal requirements better!
- MEDCOM toolbox is available to help!

Bottom Line!

- It’s all about money!
  - Know and justify requirements!
  - Put right money in right place at right time!
  - Utilize money in appropriate manner!

Questions?

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